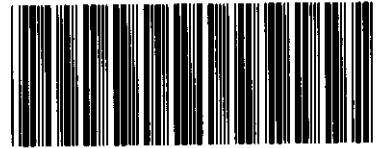


THIS INSTRUMENT PREPARED BY AND RETURN TO:

**Brenda L. Buta**  
Citrus Land Title  
4065 N. Lecanto Hwy Suite 800  
Beverly Hills, Florida 34465

Property Appraisers Parcel Identification (Folio) Numbers: **10 17S 18E 0050 05390 0080**  
Grantee SS #: and  
File #04B03967



2004067700 2 PGS

SPACE ABOVE THIS LINE FOR RECORDING DATA

**THIS WARRANTY DEED**, made the 17th day of **September, 2004** by **Fred C. May, Individually and as Trustee of the Fred C. May Trust dated 3-10-81**, herein called the grantor, to **Peninsula Lots, LLC, a Florida Limited Liability Company** whose post office address is 4060 S.W. 137 Ct., Miami, FL 33175

hereinafter called the Grantee:

*(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)*

**WITNESSETH:** That the grantor, for and in consideration of the sum of TEN AND 00/100'S (\$10.00) Dollars and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee all that certain land situate in Citrus County, State of Florida, viz.:

**See Exhibit "A" attached hereto and made a part hereof.**

**Grantor hereby warrants and certifies that the herein described property is Vacant Land.**

**Grantor hereby warrants and certifies that the herein described property is NOT his homestead property nor is it contiguous to his homestead property.**

**TOGETHER**, with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**TO HAVE AND TO HOLD**, the same in fee simple forever.

**AND**, the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land, and hereby warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, ~~2001~~ 2003.

**IN WITNESS WHEREOF**, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in the presence of:

\_\_\_\_\_  
Witness #1 Signature

Brenda L. Buta  
\_\_\_\_\_  
Witness #1 Printed Name

\_\_\_\_\_  
Witness #2 Signature

Laura Fuller  
\_\_\_\_\_  
Witness #2 Printed Name

\_\_\_\_\_  
L.S.

**Fred C. May, Individually and as Trustee**

1212 Grove St., Wyandotte, MI 48192

OFFICIAL RECORDS  
CITRUS COUNTY  
BETTY STRIFLER  
CLERK OF THE CIRCUIT COURT  
RECORDING FEE: \$18.50  
DOCUMENTARY TAX: \$1,575.00  
# 2004067700 BK: 1766 PG: 603-604  
09/22/2004 10:29 AM 2 PGS  
BHINKOFER, DC Receipt #042571

STATE OF Florida  
COUNTY OF Citrus

The foregoing instrument was acknowledged before me this 17th day of **September, 2004** by **Fred C. May, Individually and as Trustee of the Fred C. May Trust dated 3-10-81** who is personally known to me or has produced drivers' license as identification.

SEAL



\_\_\_\_\_  
Notary Public

Brenda L. Buta  
\_\_\_\_\_  
Printed Notary Name

My Commission Expires:

**Exhibit "A"**

**Lots 8 and 13, Block 539, CITRUS SPRINGS UNIT 5, according to Plat thereof as recorded in Plat Book 6, pages 1 through 14, inclusive, Public Records of Citrus County, Florida.**

**AND**

**Lots 6 and 7, Block 544, CITRUS SPRINGS UNIT 5, according to Plat thereof as recorded in Plat Book 6, pages 1 through 14, inclusive, Public Records of Citrus County, Florida.**

**AND**

**Lots 13 and 14, Block 1302, CITRUS SPRINGS UNIT 20, according to Plat thereof as recorded in Plat Book 7, pages 52 through 66, inclusive, Public Records of Citrus County, Florida.**